



FOR LEASE

3,995 sq. ft. / \$9.00 psf per year

7614 Clyde Park Ave. SW



Features:

- ◆ Rent Includes Utilities
- ◆ Very Close to M-6/
US 131
- ◆ Private Offices and
Conference Room



For complete information
Contact:

Dave Kwekel, CCIM

(616) 583-1200

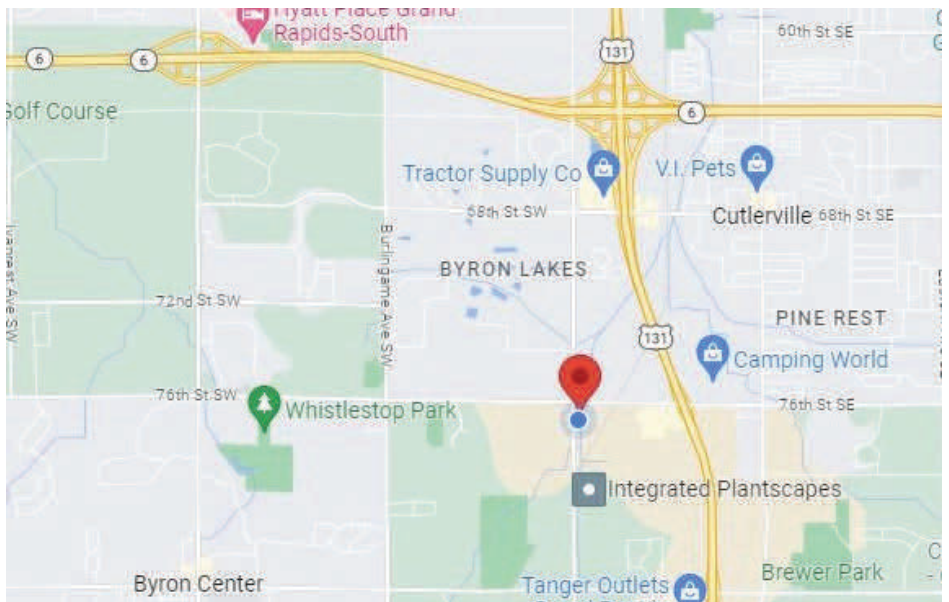
dave@dkwekel.com

**COMMERCIAL
ALLIANCE OF
REALTORS®**



Why locate here?

- ◆ Ample Parking
- ◆ Three Spaces for your Signage



FOR LEASE

7614 Clyde Park Ave. SW

SIZE: • 3,995 sq. ft.

LOCATION: Corner of Clyde Park Ave. SW and 76th St.

GENERAL BUILDING FEATURES:

Construction:	Metal
Heat:	Forced Air/Gas
Ceiling Height:	9' - 16'
Lighting:	Fluorescent
Roof:	Rubber
Sprinklered:	No
Parking:	Ample
Year Built:	999

GENERAL INTERIOR FEATURES:

Air Conditioning:	100%
Ceiling:	9' - 16'
Construction:	Drywall
Windows:	Thermal
Heat:	Forced Air/Gas
Restrooms:	Yes

UTILITIES: All municipal utilities available.

PERMANENT PARCEL #: 41-21-13-100-104

MUNICIPALITY: **Byron Township**

ZONING: 201 COMMERCIAL-IMPROVED

PRICE & TERMS: \$9.00 per square foot per year or \$2,996.25 per month with tenant paying all telephone and janitorial costs along with annual cost of living adjustment in the rental.
Term: 60 mo. Lessor to approve use & credit.

POSSESSION: At Close

For More Information

Contact:

Dave Kwekel, CCIM
Dave Kwekel Development, LLC
7660 Clyde Park Ave. SW
Byron Center, Michigan 49315
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SEE OUR WEBSITE AT:

<http://www.dkwekel.com>